

Appendix 6F Transit Design Standards Manual

Purpose & Intent

The location and type of transit amenities to be provided with various developments depends primarily on three factors: the planned use of the development, the scope of the development and the presence of transit service in the area. Other contributing factors include surrounding land uses, character of the neighborhood, environmental, and / or topographic factors. This appendix is not intended to dictate where transit facilities are to be installed. Rather, it is designed to ensure that all developments are accessible by any means of transport and that all developments provide a physical place for transit passengers to access the transit vehicle and their final destination. These needs are especially crucial for young people, the elderly, and people with disabilities. In addition to the surrounding environment, transit amenities need to be sited based on service demands and transit agency policies. All of these factors are to be considered when locating a transit amenity.

Transit Amenities

Transit amenities are defined as physical design features that assist in the provision of transit service. They are to be considered part of the property as a parking lot or sidewalk in front of the building would be and maintenance should be provided as it is for those areas. The amenities are provided to ensure that transit patrons and other pedestrians have a safe, accessible, and pleasant place to board a transit vehicle and travel to and from the boarding area to the building. Larger developments or developments of a certain use may warrant the provision of additional amenities at the boarding area, including, but not limited to, seats, shelters, park-n-ride spaces, bicycle storage, trash cans, and increased lighting. Some developments, based on size, scale, or use, may require on-site transit access to be determined by transit agency and Planning and Design Services. For this appendix, specific transit amenities are defined:

Boarding Area – a safe, accessible, thirty-two (32) square foot minimum concrete pad (or pavers) that has a well-marked link from the main entrance of the building to the street that is free from physical obstructions and has minimal conflicts with vehicular traffic. Transit agency and Public Works will determine when and specifically where the transit sign will be located. In all cases, the transit agency will work with the developer and Public Works as needed to best configure the necessary details and specifications of the boarding area.

Boarding Area with seats and shelter – Boarding Area features and a place for seating and a covered waiting area to protect from the elements. Shelters or awnings and benches are the most common elements, but a more creative design concept may be allowed based on approval by the Planning Director and Executive Director of transit agency (or designees).

Additional Review Needed - Certain developments based on size, scale, or particular use may warrant additional review by the Planning Director and Executive Director of the transit agency (or designees.) The additional review will be used to determine the number of park and ride spaces from the size of parking lot, to determine if on-site transit access is necessary, to determine if there are any special needs for transit service for that site, to determine whether pull-off lanes are needed, or to decrease the requirement. Additional review shall take into account the existing character of the roadway in which an amenity may be located.

Transit Amenities to be provided (or verification of adequate existing facilities for a new development) based on Use

Any development should provide at minimum a boarding area to provide access for employees, or any persons with disabilities that may need to access the site. Additional requirements are outlined below.

	Boarding Area	Boarding Area + seats & shelter	Additional Review Needed
Single Family Residential			
Between 25 to 100			X
Over 100 lots		X *could be part of	X

	Boarding Area	Boarding Area + seats & shelter signature entrance	Additional Review Needed
Multi Family Residential			
Between 25 to 100			X
Over 100 units		X	X
Other Residential			
Any	X		X
General / Professional / Medical Office			
under 50,000 SF			X
50,000 to 100,000square feet	X		X
Over 100,000 square feet		X	X
Industrial & Manufacturing			
under 250 employees			X
250 to 500 employees	X		X
500 to 1,000employees	X		X
Over 1,000 employees		X	X
Retail / Commercial / Grocery & Drug Stores / Pharmacies / Convenience Stores / Gas Stations / Department & Discount Stores / Shopping Centers & Malls / Other similar uses			
under 50000 SF			X
50,000 to 100,000 square feet	X		X
Over 100,000 square feet		X	X
Non-retail Commercial / Recreational			
Coliseums, Stadiums, and Similar facilities	X		X
Movie Theaters and Cinemas (more than five screens)	X		X
Any use generating an average of more than 200 trips per day (only applies in TMC,TC, TW, SMC, RC, and SW form districts)	X		X
Institutional			
Any institutional use			X

	Boarding Area	Boarding Area + seats & shelter	Additional Review Needed
Churches	X		X
Any school, college, or university	X		X
Hospitals, Asylums, Institutions, Penal / Correctional Facilities		X	X
Libraries, Museums, Art Galleries, and similar uses	X		X
Airport / Bus / Train or other transportation facility		X	X
Any other use not specifically listed above (at minimum)			X